The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission. (SS61-9-08)

WORKSHEET FOR CLOSING STATEMENT

SELLER	BUYER_	
PROPERTY ADDRESS		
SETTLEMENT DATE	DATE OF PRORATION	
LEGAL DESCRIPTION.		

	SELLER			BUYER		BROKER	
	Debit	Credit	Debit	Credit	Debit	Credit	
Purchase Price							
2. Deposit (Earnest Money) Paid to							
3. Principal amount of new 1 st Loan							
Payable to							
4. Principal amount of new 2 nd Loan							
Payable to							
5. 1 st Loan Payoff to							
6. 2nd Loan Payoff to							
7. Taxes for Preceding Year(s)							
8. Taxes for Current Year							
9. Personal Property Taxes							
10. Transaction Fee							
11. Loan Origination Fee							
12. Loan Discount Fee							
13. Appraisal Fee							
14. Appraisal Fee							
15. Loan Processing Fee							
16. Tax Service Fee							
17. Flood Certification							
18. Loan Document Preparation Fee							
19. Loan Underwriting Fee							
20. Interest on New Loan							

21. Mortgage Insurance Premium/PMI	
22. Premium for new Hazard Insurance	
23. Reserves Deposited With Lender	
23 a. Hazard Insurance Reserve	
23 b. Mortgage Insurance Reserve	
23 c. County Property Tax Reserve	
24. Aggregate Adjustment	
25. Real Estate Closing Fee	
26. Loan Closing Fee	
27. Title Insurance Premium –	
Owner's	
28. Owner's Extended Coverage	
29. Title Insurance Premium –	
Lender's Policy	
30. Endorsements:	
31. Certificate of Taxes Due	
32. Overnight Delivery Fee	
33. E-Doc Fee (Loan)	
34. Release Facilitation Fee	
35. Cashier's Check/Wire Fee	
36. Recording:	
36 a. Warranty Deed	
36 b. Deed of Trust	
36 c. Release	
36 d. Other	
37. Survey	
38. Documentary Fee	
39. Transfer Fee	
40. Sales and Use Tax	
41. HOA – CIC Document	
Procurement Fee	
42. HOA Transfer/Status Letter Fee	
43. HOA Dues	
44. HOA Working Capital	
45. Water and/or Sewer Escrow	
46. Homeowner Warranty	
47. 2% Colorado Withholding]
48. Foreign Investment in Real	

Property Tax Act (FIRPTA) – 10%			
49. Propane/Fuel Oil Proration			
50. Rents/Rent Proration			
51. Security Deposits			
52. Seller Concessions:			
53. Broker's Fee			
54. Other:			
Subtotals			
Balance due to/from Seller			
Balance due to/from Buyer			
TOTALS			